2004 MAY -7 AM 8:37

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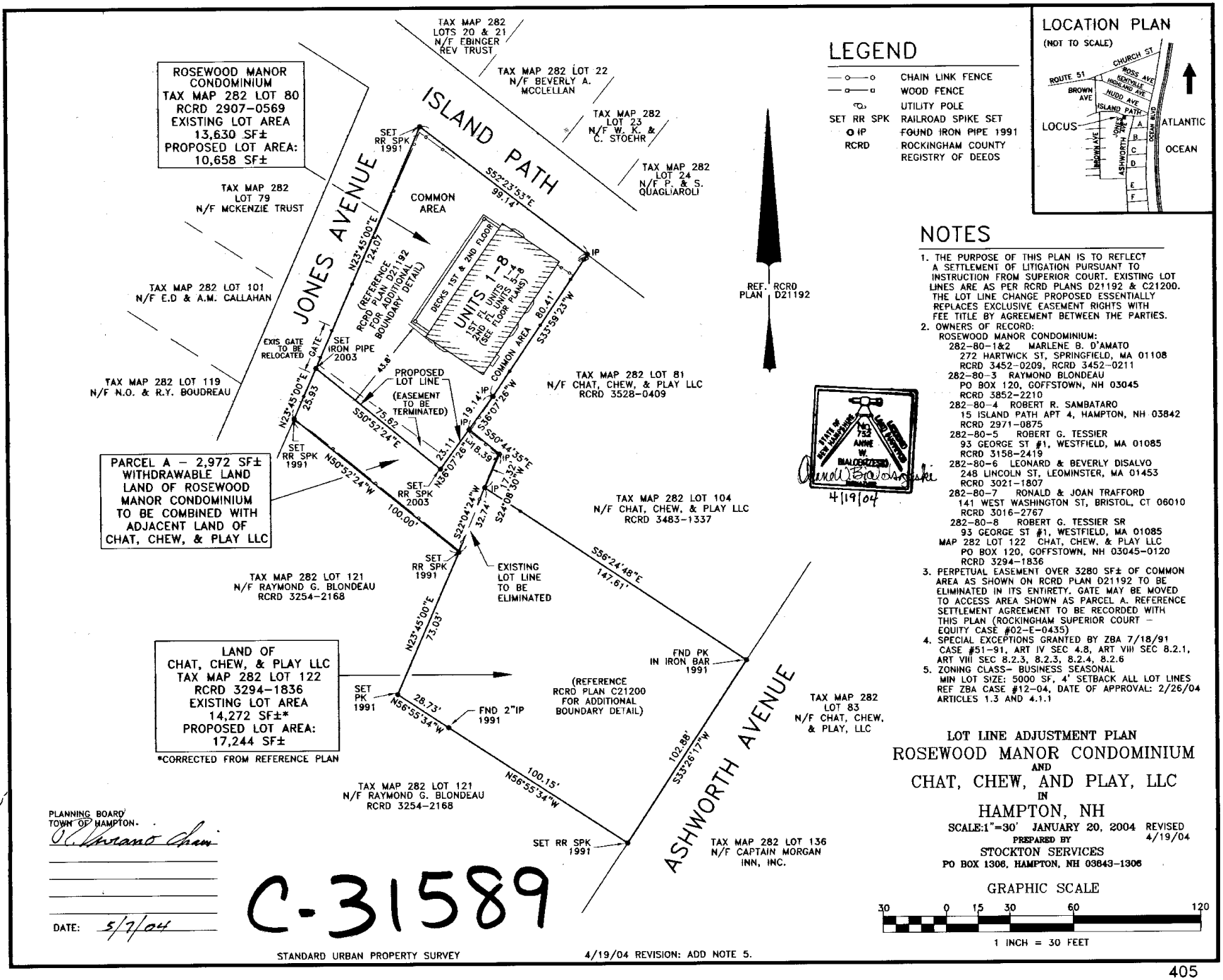

LEGEND

—o—o	CHAIN LINK FENCE
—o—□	WOOD FENCE
	UTILITY POLE
SET RR SPK	RAILROAD SPIKE SET
O IP	FOUND IRON PIPE 1991
RCRD	ROCKINGHAM COUNTY REGISTRY OF DEEDS

LOCATION PLAN

(NOT TO SCALE)

NOTES

1. THE PURPOSE OF THIS PLAN IS TO REFLECT A SETTLEMENT OF LITIGATION PURSUANT TO INSTRUCTION FROM SUPERIOR COURT. EXISTING LOT LINES ARE AS PER RCRD PLANS D21192 & C21200. THE LOT LINE CHANGE PROPOSED ESSENTIALLY REPLACES EXCLUSIVE EASEMENT RIGHTS WITH FEE TITLE BY AGREEMENT BETWEEN THE PARTIES.
2. OWNERS OF RECORD:
   ROSEWOOD MANOR CONDOMINIUM:
   282-80-1&2 MARLENE B. D'AMATO
   272 HARTWICK ST, SPRINGFIELD, MA 01108
   RCRD 3452-0209, RCRD 3452-0211
   282-80-3 RAYMOND BLONDEAU
   PO BOX 120, GOFFSTOWN, NH 03045
   RCRD 3852-2210
   282-80-4 ROBERT R. SAMBATARO
   15 ISLAND PATH APT 4, HAMPTON, NH 03842
   RCRD 2971-0875
   282-80-5 ROBERT G. TESSIER
   93 GEORGE ST #1, WESTFIELD, MA 01085
   RCRD 3158-2419
   282-80-6 LEONARD & BEVERLY DISALVO
   248 LINCOLN ST, LEOMINSTER, MA 01453
   RCRD 3021-1807
   282-80-7 RONALD & JOAN TRAFFORD
   141 WEST WASHINGTON ST, BRISTOL, CT 06010
   RCRD 3016-2767
   282-80-8 ROBERT G. TESSIER SR
   93 GEORGE ST #1, WESTFIELD, MA 01085
   MAP 282 LOT 122 CHAT, CHEW, & PLAY LLC
   PO BOX 120, GOFFSTOWN, NH 03045-0120
   RCRD 3294-1836
3. PERPETUAL EASEMENT OVER 3280 SF± OF COMMON AREA AS SHOWN ON RCRD PLAN D21192 TO BE ELIMINATED IN ITS ENTIRETY. GATE MAY BE MOVED TO ACCESS AREA SHOWN AS PARCEL A. REFERENCE SETTLEMENT AGREEMENT TO BE RECORDED WITH THIS PLAN (ROCKINGHAM SUPERIOR COURT – EQUITY CASE #02-E-0435)
4. SPECIAL EXCEPTIONS GRANTED BY ZBA 7/18/91 CASE #51-91, ART IV SEC 4.8, ART VIII SEC 8.2.1, ART VIII SEC 8.2.3, 8.2.3, 8.2.4, 8.2.6
5. ZONING CLASS- BUSINESS SEASONAL MIN LOT SIZE: 5000 SF, 4' SETBACK ALL LOT LINES REF ZBA CASE #12-04, DATE OF APPROVAL: 2/26/04 ARTICLES 1.3 AND 4.1.1

PLANNING BOARD
TOWN OF HAMPTON

O. Viviano Chm

DATE: 5/7/04

C-31589

STANDARD URBAN PROPERTY SURVEY

4/19/04 REVISION: ADD NOTE 5.

LOT LINE ADJUSTMENT PLAN
ROSEWOOD MANOR CONDOMINIUM
AND
CHAT, CHEW, AND PLAY, LLC
IN
HAMPTON, NH

SCALE:1"=30' JANUARY 20, 2004 REVISED 4/19/04

PREPARED BY
STOCKTON SERVICES
PO BOX 1308, HAMPTON, NH 03843-1308

GRAPHIC SCALE

30 0 15 30 60 120

1 INCH = 30 FEET